

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
BALIAN, ARTHUR J & NORA  91 FALLING LEAF LANE  OSTERVILLE MA 02655		1 Sloping	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	608,500	608,500		
			6 Septic			RES LAND	1010	259,400	259,400		
<b>SUPPLEMENTAL DATA</b>						Total				867,900	867,900
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 17 #DL 2 GIS ID F_961884_2697963				Plan Ref. 388/22 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
BALIAN, ARTHUR J & NORA		35199 311	06-21-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed		
BALIAN, ROBERT TR		33028 0038	06-29-2020	U	I	0	1F	2023	1010	522,100	2022	1010	454,100		
SCAPARROTTA, CHERYL TR		31248 0096	05-04-2018	U	I	1	1A		1010	256,600		1010	164,400		
BALIAN, ARTHUR J & NORA		12242 0318	05-03-1999	Q	I	94,900	1P					1010	3,700		
MCSHANE, GAILE M		12210 0206	04-20-1999	U	V	55,500	1	Total		778,700	Total		618,500	Total	541,400

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2024	5C	RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

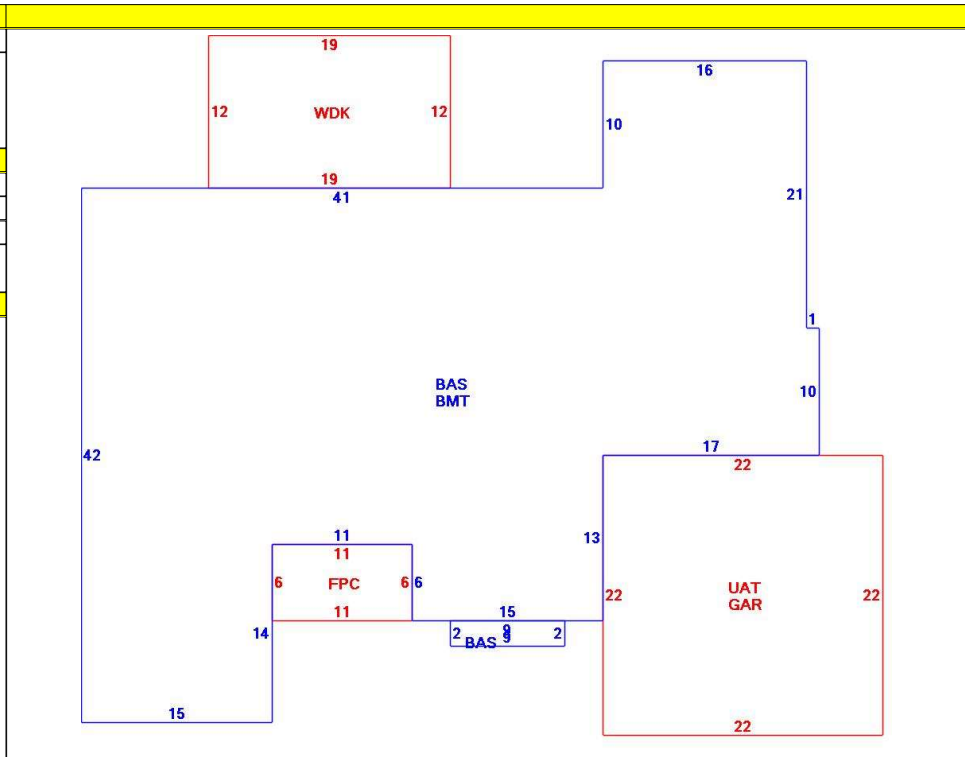
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0108				OSTVIL	Appraised Bldg. Value (Card)	543,600	
					Appraised Xf (B) Value (Bldg)	61,200	
					Appraised Ob (B) Value (Bldg)	3,700	
					Appraised Land Value (Bldg)	259,400	
					Special Land Value	0	
					Total Appraised Parcel Value	867,900	
					Valuation Method	C	
					Total Appraised Parcel Value	867,900	

NOTES								VISIT / CHANGE HISTORY								
								Date	Id	Type	Is	Cd	Purpost/Result			
								07-27-2023	JO	03		16	In Office Review			
								05-27-2020	LS			FR	Field Review			
								08-31-2016	KM	02		03	Cycl Insp Comp			
								06-06-2007	PT	02		14	Cyclical Inspection			
								10-30-2001	MF	01		00	Meas/Listed-Interior Acces			
								05-23-2000	MF	02		05	Measur/New UC Under C			

BUILDING PERMIT RECORD								LAND LINE VALUATION SECTION																	
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value
40635	08-25-1999	DW	Dwelling	150,000	05-23-2000	100	01-01-2001		1	1010	Single Fam M-0	RC	3	0.360 AC	176,344.00	2.40337	1.0000	5	1.00	0108	1.700		1.0000	720,488.6	259,400

Total Card Land Units														0.36	AC	Parcel Total Land Area														0.36	Total Land Value														259,400
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Owne   0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		603,984
			Year Built		2000
			Effective Year Built		2006
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		10
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		90
			RCNLD		543,600
			Dep % Ovr		
			Dep Ovr Comment		
			Misc Imp Ovr		
			Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		



OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FPLG	Gas Fireplace-	B	1	2500.00	2008		90		0.00	2,300
WDC	Wood Decking	L	228	20.00	2005		72		0.00	3,700
FOPC	Open Prch-roo	B	66	55.00	2008		90		0.00	3,100
GAR	Attached Gara	B	484	40.00	2008		90		0.00	16,300
BMT	Basement-Unfi	B	1,954	26.01	2008		90		0.00	39,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,972	1,972	1,972	299.00	589,632
BMT	Basement Area	0	1,954	0	0.00	0
FPC	Open Porch Conc. Floor	0	66	0	0.00	0
GAR	Attached Garage	0	484	0	0.00	0
UAT	Attic, Unfinished	0	484	48	29.65	14,352
WDK	Wood Deck	0	228	0	0.00	0
Ttl Gross Liv / Lease Area		1,972	5,188	2,020		603,984

